



STATEMENT OF INFORMATION

401/20 POPLAR STREET, BOX HILL, VIC 3128

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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



401/20 POPLAR STREET, BOX HILL, VIC

 2  1  1

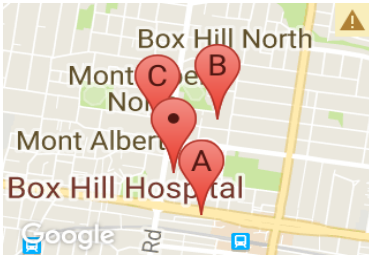
Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquoting

Price Range: 460,000.00 to 500,000.00

Provided by: Michael Liu , AIME Real Estate

MEDIAN SALE PRICE



BOX HILL, VIC, 3128

Suburb Median Sale Price (Unit)

\$480,800

01 April 2017 to 31 March 2018

Provided by: 

COMPARABLE PROPERTIES

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.



836 WHITEHORSE RD, BOX HILL, VIC 3128

 2  1  1

Sale Price

****\$500,000**

Sale Date: 28/03/2018

Distance from Property: 349m



9/96 SEVERN ST, BOX HILL NORTH, VIC 3129

 2  1  1

Sale Price

****\$500,000**

Sale Date: 07/12/2017

Distance from Property: 479m



1 ARCHIBALD ST, BOX HILL, VIC 3128

 2  1  1

Sale Price

***\$462,000**

Sale Date: 16/11/2017

Distance from Property: 515m

This report has been compiled on 14/04/2018 by AIME Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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5/111 KENMARE ST, MONT ALBERT NORTH,



Sale Price

\$620,000

Sale Date: 21/10/2017

Distance from Property: 327m



Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

401/20 POPLAR STREET, BOX HILL, VIC 3128

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range: 460,000.00 to 500,000.00

Median sale price

Median price \$480,800

House

Unit

X

Suburb

BOX HILL

Period 01 April 2017 to 31 March 2018

Source

pricfinder

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
836 WHITEHORSE RD, BOX HILL, VIC 3128	**\$500,000	28/03/2018
9/96 SEVERN ST, BOX HILL NORTH, VIC 3129	**\$500,000	07/12/2017
1 ARCHIBALD ST, BOX HILL, VIC 3128	*\$462,000	16/11/2017
5/111 KENMARE ST, MONT ALBERT NORTH, VIC 3129	\$620,000	21/10/2017